

KENTUCKY REAL ESTATE APPRAISERS BOARD

TYPE OF MEETING

Regular Meeting

DATE AND LOCATION

December 20, 2013 – Board Office

PRESIDING OFFICER

Harold Brantley, Chair

ROLL CALL

Present:

Harold Brantley, Chair
Sam Blackburn, Vice Chair
Kathy Mayfield, Board Member
Thomas Oliver, Board Member

Present Also:

Larry Disney, Executive Director
Tom Veit, Executive Assistant
Angie Thomas, Staff Assistant
James Grawe, Board Counsel

Absent:

G. Herbert Pritchett, Board Member

Chair, Harold Brantley opened the meeting and welcomed the guest in attendance.

MINUTES

Motion by Sam Blackburn, second by Thomas Oliver and the Board unanimously approved the November 22, 2013 minutes. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver - Yes.

EDUCATION

Motion by Kathy Mayfield, second by Thomas Oliver and the Board unanimously approved the following education course for Fiscal Year 2013-2014. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

- (1) McKissock, LP
 - A. Analyze This! Applications of Appraisal Analysis – 4 hours CE classroom
 - B. UAD – Up Close and Personal – 3 hours CE classroom
- (2) Appraisal Institute
 - A. Online Small Hotel/Motel Valuation – 7 hours CE online
 - B. Advanced Spreadsheet Modeling for Valuation Applications – 15 hours CE Classroom
 - C. Online General Appraiser Market Analysis and Highest and Best Use – 30 hours QE online
- (3) Farm Credit Mid-America
 - A. 15 hour National USPAP Course – 15 hours QE classroom

EXPERIENCE REVIEW

Motion by Sam Blackburn, second by Thomas Oliver and the Board unanimously approved the following experience. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

- (1) Kevin Grimes – Approve his experience for Certified General. He must pass the Certified General Exam.
- (2) John Dylan McCalister – Approve his experience for Certified Residential. He must pass the Certified Residential Exam.

CERTIFICATION/LICENSURE

A. Approval – Appraisers – Motion by Sam Blackburn, second by Kathy Mayfield and the Board voted to approve the following certification list of appraisers. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

- (a) William (Doug) Heuer – Associate
- (b) Christopher A. Hoffner – Associate
- (c) Jeffrey R. Miller – Associate
- (d) Eugene Blake Price – Associate
- (e) Corey J. Ross – Certified General (TN)
- (f) Shara L. Smith – Certified Residential

(g) John L. Wilson – Certified Residential

B. AMC Companies – The Board recognized the newly licensed AMC companies

(1) Appraisal Management Companies

(1) Meridian Real Estate Services - #135

C. Christopher A. Hoffner – Applicant for Associate – Motion by Thomas Oliver, second by Kathy Mayfield and after review of the required documentation the Board unanimously agreed to approve the application for Associate. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

D. Republic Appraisal Management Service and Core Valuation Management, Inc. – The Board agreed to table the application review until the January board meeting.

COMPLAINT

A. The Board reviewed the Case Summary Chart. 63 cases have been filed in 2013.

B. Case No. 13-13 – Motion by Sam Blackburn, second by Kathy Mayfield and the Board voted to dismiss the case. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

C. Case No. 13-14 · Motion by Thomas Oliver, second by Kathy Mayfield and the Board voted to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

D. Case No. 13-16 · Motion by Thomas Oliver, second by Sam Blackburn and the Board voted unanimously to dismiss the case. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

E. Case No. 13-17 · Motion by Sam Blackburn, second by Thomas Oliver and the Board voted unanimously to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

F. Case No. 13-18 – Motion by Thomas Oliver, second by Kathy Mayfield and the Board voted to dismiss the case. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.

G. Case No. 13-19 · Motion by Sam Blackburn, second by Thomas Oliver and the Board voted unanimously to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes

- H. Case No. 13-25 –Motion by Thomas Oliver, second by Kathy Mayfield and the Board voted unanimously to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.
- I. Case No. 13-26 –Motion by Kathy Mayfield, second by Thomas Oliver and the Board voted unanimously to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.
- J. Motion by Sam Blackburn to require investigator to only list USPAP violations that are substantial. The motion was withdrawn and Larry Disney was advised to bring a policy to the Board concerning the investigation reports.

MISCELLANEOUS

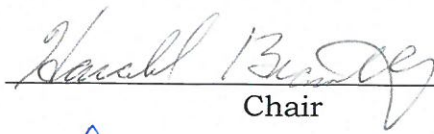
The Board reviewed and discussed the following information:

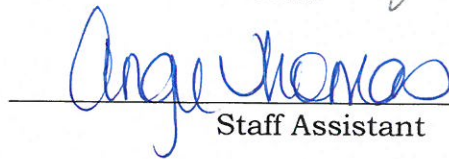
- A. Budget – Budget ending November 2013
- B. Title 46
- C. Information sharing agreement between KREAB and DFI – Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously accepted the order. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.
- D. Information on Senate Bill 2
- E. Kim Mathias will be working on the sequel server database and will attend the training at KY.gov for the KREAB website.
- F. Motion by Sam Blackburn, second by Thomas Oliver and the Board unanimously agreed to proceed with the regulation changes for a fee increase. Roll call – Sam Blackburn – Yes; Kathy Mayfield – Yes; Thomas Oliver – Yes.
- G. Larry Disney advised the Board members that the Board was in compliance with all the 2014-15 criteria changes.
- H. August Board Meeting will be held at Barren River State Park – August 22, 2014
- I. January Board Meeting – January 23, 2014 at 1:00 p.m. at Holiday Inn University Plaza, Bowling Green, KY
- J. March Board meeting will change from March 28 to March 21

Chair, Harold Brantley commended the Board Members and staff on a banner year for 2013.

Larry Disney commended Marvin Dever on all his outstanding work on lobbying for the Board on legislative issues.

Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously agreed to adjourn the meeting.


Chair


Staff Assistant